

**DUCHESNE COUNTY RECORDER**

STATE OF UTAH  
COUNTY OF DUCHESNE  
FILED FOR RECORDING AT THE REQUEST OF \_\_\_\_\_ ON THIS \_\_\_\_\_ DAY  
OF \_\_\_\_\_, 20\_\_\_\_, TIME \_\_\_\_\_ BOOK \_\_\_\_\_ PAGE(S) \_\_\_\_\_  
FEE: \_\_\_\_\_  
DUCHESNE COUNTY RECORDER

**OWNER'S CERTIFICATION & DEDICATION**

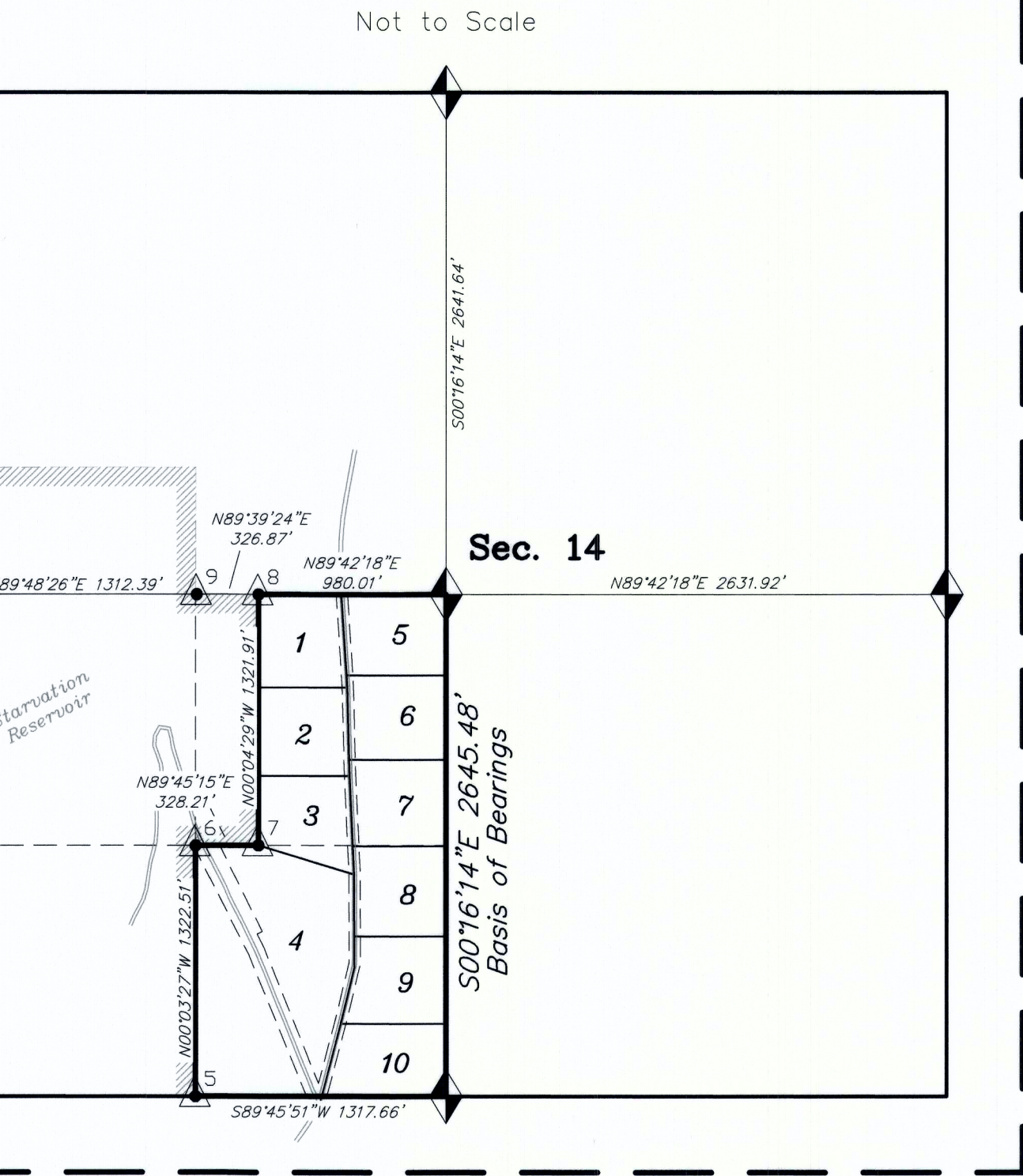
I, THE UNDERSIGNED OWNER OF THE FORGOING DESCRIBED TRACTS OF LAND, DO HEREBY TESTIFY THAT A SURVEY WAS DONE TO THE SAME AND CAUSE THE SAME TO BE DIVIDED AS SHOWN ON THIS PLAT WITH EASEMENTS AND RIGHT-OF-WAYS. I DO HEREBY ALSO AGREE WITH THE LINES AND DESCRIPTIONS AS SHOWN AND DESCRIBED HEREON.  
I, THE UNDERSIGNED OWNER, DO HEREBY DEDICATE, GRANT, AND CONVEY TO **ALL OF THE CURRENT PROPERTY OWNERS OF THE JEFF SCHULTZ MINOR SUBDIVISION SHOWN HEREON** ALL THOSE TRACTS OF LAND DESIGNATED ON THIS PLAT AS "60' ROAD & UTILITIES EASEMENT," THE SAME TO BE USED AS ROAD & UTILITIES EASEMENT NOW AND FOREVER. THE UNDERSIGNED OWNER ALSO HEREBY CONVEYS ANY AND ALL PUBLIC AND PRIVATE UTILITY COMPANIES SERVING **ANY OF THE CURRENT PROPERTY OWNERS OF THE JEFF SCHULTZ MINOR SUBDIVISION SHOWN HEREON** A PERPETUAL, NON-EXCLUSIVE EASEMENT OVER AND UNDER THE "60' ROAD & UTILITIES EASEMENT," AS SHOWN ON THIS PLAT, THE SAME TO BE USED FOR INSTALLATION, MAINTENANCE AND OPERATION OF SERVICE LINES AND FACILITIES SO LONG AS THEY ARE SERVING AT LEAST (1) CURRENT OWNER OF THE SHOWN PROPERTY HEREON.  
I DO HEREBY CERTIFY THAT I AM THE OWNER OF THE REAL PROPERTY SHOWN AND DESCRIBED HEREON, AND THAT I HAVE LEGAL AUTHORITY TO SUBDIVIDE THE DESCRIBED PROPERTY. I FURTHER CERTIFY THAT I HAVE THE DESIRE TO SUBDIVIDE THE PROPERTY AND CREATE NEW LOTS AS SHOWN HEREON, AND THAT I AM NOT AWARE OF ANY BOUNDARY LINE DISPUTES OR DISCREPANCIES WHICH AFFECT THE DESCRIBED PROPERTY.  
THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

PROPERTY OWNER \_\_\_\_\_

**NOTARY PUBLIC'S ACKNOWLEDGMENT**

STATE OF UTAH )  
COUNTY OF \_\_\_\_\_ ) §  
ON THIS \_\_\_\_ DAY OF \_\_\_\_\_, IN 20\_\_\_\_, BEFORE ME  
\_\_\_\_\_, A NOTARY PUBLIC, PERSONALLY APPEARED  
\_\_\_\_\_, PROVED ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE  
PERSON(S) WHOSE NAME(S) (IS/ARE) SUBSCRIBED TO THIS INSTRUMENT, AND ACKNOWLEDGED  
(HE/SHE/THEY) EXECUTED THE SAME. WITNESS MY HAND AND OFFICIAL SEAL.  
\_\_\_\_\_  
NOTARY PUBLIC

**Section 14, T3S, R5W, U.S.B.&M.**



**LOT 8 DESCRIPTION**

LOT 8 OF THE JEFF SCHULTZ MINOR SUBDIVISION MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT ON THE EAST LINE OF THE SW 1/4 OF SECTION 14, T3S, R5W, U.S.B.&M., WHICH BEARS S0016°14'E 1310.00' FROM THE CENTER 1/4 CORNER OF SAID SECTION, THENCE S0016°14'E ALONG THE SAID EAST LINE OF THE SW 1/4 470.00'; THENCE S89°42'18"W PARALLEL WITH THE NORTH LINE OF THE NE 1/4 SW 1/4 OF SAID SECTION 478.00' TO THE CENTERLINE OF A COUNTY ROAD; THENCE THE FOLLOWING (2) CALLS ALONG THE SAID COUNTY ROAD CENTERLINE: N03°21'21"W 322.12', N03°21'21"W 148.05'; THENCE N89°42'18"E PARALLEL WITH THE SAID NORTH LINE OF THE NE 1/4 SW 1/4 486.23' TO THE POINT OF BEGINNING. BASIS OF BEARINGS IS THE EAST LINE OF THE SAID SW 1/4 WHICH WAS ASSUMED TO BEAR S0016°14'E. CONTAINS 5.177 ACRES MORE OR LESS. SUBJECT TO THAT PORTION BEING USED AS COUNTY ROAD RIGHT-OF-WAY, AND THAT PORTION DESIGNATED AS 60' ROAD & UTILITIES EASEMENT ON THE 2016 JEFF SCHULTZ MINOR SUBDIVISION PLAT.

**LOT 9 DESCRIPTION**

LOT 9 OF THE JEFF SCHULTZ MINOR SUBDIVISION MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT ON THE EAST LINE OF THE SW 1/4 OF SECTION 14, T3S, R5W, U.S.B.&M., WHICH BEARS S0016°14'E 1780.00' FROM THE CENTER 1/4 CORNER OF SAID SECTION, THENCE S0016°14'E ALONG THE SAID EAST LINE OF THE SW 1/4 455.00'; THENCE S89°42'18"W PARALLEL WITH THE NORTH LINE OF THE NE 1/4 SW 1/4 OF SAID SECTION 548.23' TO THE CENTERLINE OF A COUNTY ROAD; THENCE THE FOLLOWING (2) CALLS ALONG THE SAID COUNTY ROAD CENTERLINE: N13°24'12"E 299.52', N00°28'13"W 164.00'; THENCE N89°42'18"E PARALLEL WITH THE SAID NORTH LINE OF THE NE 1/4 SW 1/4 478.00' TO THE POINT OF BEGINNING. BASIS OF BEARINGS IS THE EAST LINE OF THE SAID SW 1/4 WHICH WAS ASSUMED TO BEAR S0016°14'E. CONTAINS 5.224 ACRES MORE OR LESS. SUBJECT TO THAT PORTION BEING USED AS COUNTY ROAD RIGHT-OF-WAY, AND THAT PORTION DESIGNATED AS 60' ROAD & UTILITIES EASEMENT ON THE 2016 JEFF SCHULTZ MINOR SUBDIVISION PLAT.

**LOT 10 DESCRIPTION**

LOT 10 OF THE JEFF SCHULTZ MINOR SUBDIVISION MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT ON THE EAST LINE OF THE SW 1/4 OF SECTION 14, T3S, R5W, U.S.B.&M., WHICH BEARS S0016°14'E 2235.00' FROM THE CENTER 1/4 CORNER OF SAID SECTION, THENCE S0016°14'E ALONG THE SAID EAST LINE OF THE SW 1/4 410.48' TO THE SOUTH 1/4 CORNER OF SAID SECTION; THENCE S89°45'51"W ALONG THE SOUTH LINE OF THE SAID SW 1/4 OF SAID SECTION 655.64' TO THE CENTERLINE OF A COUNTY ROAD; THENCE N14°24'32"E ALONG THE SAID COUNTY ROAD CENTERLINE 422.69'; THENCE N89°42'18"E PARALLEL WITH THE SAID NORTH LINE OF THE NE 1/4 SW 1/4 548.23' TO THE POINT OF BEGINNING. BASIS OF BEARINGS IS THE EAST LINE OF THE SAID SW 1/4 WHICH WAS ASSUMED TO BEAR S0016°14'E. CONTAINS 5.668 ACRES MORE OR LESS. SUBJECT TO THAT PORTION BEING USED AS COUNTY ROAD RIGHT-OF-WAY, AND THAT PORTION DESIGNATED AS 60' ROAD & UTILITIES EASEMENT ON THE 2016 JEFF SCHULTZ MINOR SUBDIVISION PLAT.

**JEFF SCHULTZ MINOR SUBDIVISION**

**RECORD OF SURVEY**  
Located in the SW 1/4 of  
Section 14, T3S, R5W, U.S.B.&M.  
Duchesne County, Utah

**SURVEYOR'S NARRATIVE**

TRI-STATE LAND SURVEYING WAS ASKED BY JEFF SCHULTZ TO CREATE A MINOR SUBDIVISION ON HIS PROPERTY AS SHOWN ON THIS PLAT. THE PURPOSE OF THE SURVEY IS TO CREATE THE LOTS AS SHOWN, LOCATE THE LOT CORNERS, AND PROVIDE LEGAL DESCRIPTIONS FOR THE NEW LOTS.  
DURING OUR SURVEY MR SCHULTZ DECIDED NOT TO COMPLETE THE SUBDIVISION PROCESS WITH THE COUNTY. MR SCHULTZ DECIDED TO KEEP THE MONUMENTS ON HIS PROPERTY IN CASE HE DECIDED TO ATTEMPT TO SUBDIVIDE HIS PROPERTY IN THE FUTURE. I CHANGED THE TITLE BLOCK TO SAY "RECORD OF SURVEY" AND ADVISED MR SCHULTZ THAT THE LOTS WOULD NEED TO COMPLETE THE COUNTY'S SUBDIVISION PROCESS IN ORDER TO BECOME LEGAL BUILDABLE LOTS.  
IT SHOULD BE NOTED THAT WE FOUND THE MONUMENTS FOR THE U.S.B.O.R. RIGHT-OF-WAY TAKELINE FOR STARVATION AND ACCEPTED THEM AS CORNER POSITIONS FOR SECTION 14. IT IS OUR OPINION THAT THE U.S.B.O.R. SURVEY ADEQUATELY CONTROLLED AND BROKEDOWN SECTION 14 ACCORDING TO THE PLSS MANUAL OF SURVEYING.  
AS CONTROL FOR THE SURVEY, WE USED THE SECTION CORNERS OF SECTION 14, T3S, R5W, U.S.B.&M. AS SHOWN ON THIS PLAT. ALSO, WE USED THE STARVATION RIGHT-OF-WAY TAKELINE BOUNDARY PLAT AND OTHER SURVEY PLATS AS FILED AT THE UTAH COUNTY RECORDER'S OFFICE FOR SAID SECTION. BASIS OF BEARINGS FOR THE SURVEY IS THE EAST LINE OF THE SW 1/4 OF SAID SECTION WHICH WAS ASSUMED TO BEAR S0016°14'E.

**ORIGINAL DESCRIPTION**

(SERIAL #S 3284, 3284-1, 3284-2, ENTRY # 331374)  
TOWNSHIP 3 SOUTH, RANGE 5 WEST, UTAH SPECIAL BASE AND MERIDIAN SECTION 14: THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER; AND THE EAST HALF OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER; AND THE EAST HALF OF THE WEST HALF OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER.

**LOT 1 DESCRIPTION**

LOT 1 OF THE JEFF SCHULTZ MINOR SUBDIVISION MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT STARVATION RESERVOIR R-O-W CORNER NO. 8 LOCATED IN SECTION 14, T3S, R5W, U.S.B.&M., THENCE N89°42'18"E ALONG THE NORTH LINE OF THE NE 1/4 SW 1/4 OF SAID SECTION 433.18' TO THE CENTERLINE OF A COUNTY ROAD; THENCE S04°01'08"W ALONG THE SAID COUNTY ROAD CENTERLINE 485.52'; THENCE S89°42'18"W PARALLEL WITH THE SAID NORTH LINE OF THE NE 1/4 SW 1/4 466.58' TO THE STARVATION R-O-W BOUNDARY; THENCE N00°04'29"W ALONG THE SAID STARVATION R-O-W BOUNDARY 484.50' TO THE POINT OF BEGINNING. BASIS OF BEARINGS IS THE EAST LINE OF THE SW 1/4 OF SAID SECTION WHICH WAS ASSUMED TO BEAR S0016°14'E. CONTAINS 5.004 ACRES MORE OR LESS. SUBJECT TO THAT PORTION BEING USED AS COUNTY ROAD RIGHT-OF-WAY, AND THAT PORTION DESIGNATED AS 60' ROAD & UTILITIES EASEMENT ON THE 2016 JEFF SCHULTZ MINOR SUBDIVISION PLAT.

**LOT 2 DESCRIPTION**

LOT 2 OF THE JEFF SCHULTZ MINOR SUBDIVISION MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT ON THE STARVATION RESERVOIR R-O-W BOUNDARY LOCATED IN SECTION 14, T3S, R5W, U.S.B.&M., WHICH BEARS S00°04'29"E ALONG THE SAID STARVATION R-O-W BOUNDARY 484.50' FROM THE STARVATION R-O-W CORNER NO. 8; THENCE N89°42'18"E PARALLEL WITH THE NORTH LINE OF THE NE 1/4 SW 1/4 OF SAID SECTION 466.58' TO THE CENTERLINE OF A COUNTY ROAD; THENCE S01°40'42"E ALONG THE SAID COUNTY ROAD CENTERLINE 460.63'; THENCE S89°42'18"W PARALLEL WITH THE SAID NORTH LINE OF THE NE 1/4 SW 1/4 479.47' TO THE SAID STARVATION R-O-W BOUNDARY; THENCE N00°04'29"W ALONG THE SAID STARVATION R-O-W BOUNDARY 484.50' TO THE POINT OF BEGINNING. BASIS OF BEARINGS IS THE EAST LINE OF THE SW 1/4 OF SAID SECTION WHICH WAS ASSUMED TO BEAR S0016°14'E. CONTAINS 5.004 ACRES MORE OR LESS. SUBJECT TO THAT PORTION BEING USED AS COUNTY ROAD RIGHT-OF-WAY, AND THAT PORTION DESIGNATED AS 60' ROAD & UTILITIES EASEMENT ON THE 2016 JEFF SCHULTZ MINOR SUBDIVISION PLAT.

**LOT 3 DESCRIPTION**

LOT 3 OF THE JEFF SCHULTZ MINOR SUBDIVISION MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT ON THE STARVATION RESERVOIR R-O-W BOUNDARY LOCATED IN SECTION 14, T3S, R5W, U.S.B.&M., WHICH BEARS S00°04'29"E ALONG THE SAID STARVATION R-O-W BOUNDARY 945.00' FROM THE STARVATION R-O-W CORNER NO. 8; THENCE N89°42'18"E PARALLEL WITH THE NORTH LINE OF THE NE 1/4 SW 1/4 OF SAID SECTION 479.47' TO THE CENTERLINE OF A COUNTY ROAD; THENCE S03°01'21"E ALONG THE SAID COUNTY ROAD CENTERLINE 513.47'; THENCE N75°14'01"W 523.33' TO THE STARVATION R-O-W CORNER NO. 7; THENCE N00°04'29"W ALONG THE SAID STARVATION R-O-W BOUNDARY 376.91' TO THE POINT OF BEGINNING. BASIS OF BEARINGS IS THE EAST LINE OF THE SW 1/4 OF SAID SECTION WHICH WAS ASSUMED TO BEAR S0016°14'E. CONTAINS 5.011 ACRES MORE OR LESS. SUBJECT TO THAT PORTION BEING USED AS COUNTY ROAD RIGHT-OF-WAY, AND THAT PORTION DESIGNATED AS 60' ROAD & UTILITIES EASEMENT ON THE 2016 JEFF SCHULTZ MINOR SUBDIVISION PLAT.

**LOT 4 DESCRIPTION**

LOT 4 OF THE JEFF SCHULTZ MINOR SUBDIVISION MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT STARVATION RESERVOIR R-O-W CORNER NO. 7 LOCATED IN SECTION 14, T3S, R5W, U.S.B.&M., THENCE S75°14'01"E 523.33' TO THE CENTERLINE OF A COUNTY ROAD; THENCE THE FOLLOWING (3) CALLS ALONG THE SAID COUNTY ROAD CENTERLINE: S00°28'13"E 486.12', S13°24'12"W 299.52', S14°24'52"W 423.69' TO THE SOUTH LINE OF THE SE 1/4 SW 1/4 OF SAID SECTION; THENCE S01°40'42"E ALONG THE SAID COUNTY ROAD CENTERLINE 1/4 562.02' TO THE STARVATION R-O-W CORNER NO. 5; THENCE N00°03'27"W ALONG THE STARVATION R-O-W BOUNDARY 1322.51' TO THE STARVATION R-O-W CORNER NO. 6; THENCE N89°45'15"E ALONG THE SAID STARVATION R-O-W BOUNDARY 328.21' TO THE POINT OF BEGINNING. BASIS OF BEARINGS IS THE EAST LINE OF THE SW 1/4 OF SAID SECTION WHICH WAS ASSUMED TO BEAR S0016°14'E. CONTAINS 23.227 ACRES MORE OR LESS. SUBJECT TO THAT PORTION BEING USED AS COUNTY ROAD RIGHT-OF-WAY, AND THAT PORTION DESIGNATED AS 60' ROAD & UTILITIES EASEMENT ON THE 2016 JEFF SCHULTZ MINOR SUBDIVISION PLAT.

**LOT 5 DESCRIPTION**

LOT 5 OF THE JEFF SCHULTZ MINOR SUBDIVISION MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT THE CENTER 1/4 CORNER OF SECTION 14, T3S, R5W, U.S.B.&M., THENCE S0016°14'E ALONG THE EAST LINE OF THE NE 1/4 SW 1/4 OF SAID SECTION 420.00'; THENCE S89°42'18"W PARALLEL WITH THE NORTH LINE OF THE SAID NE 1/4 SW 1/4 519.32' TO THE CENTERLINE OF A COUNTY ROAD; THENCE N04°01'08"W ALONG THE SAID COUNTY ROAD CENTERLINE 420.89' TO THE SAID NORTH LINE OF THE NE 1/4 SW 1/4; THENCE N89°42'18"E ALONG THE SAID NORTH LINE OF THE NE 1/4 SW 1/4 548.83' TO THE POINT OF BEGINNING. BASIS OF BEARINGS IS THE EAST LINE OF THE SW 1/4 OF SAID SECTION WHICH WAS ASSUMED TO BEAR S0016°14'E. CONTAINS 5.140 ACRES MORE OR LESS. SUBJECT TO THAT PORTION BEING USED AS COUNTY ROAD RIGHT-OF-WAY, AND THAT PORTION DESIGNATED AS 60' ROAD & UTILITIES EASEMENT ON THE 2016 JEFF SCHULTZ MINOR SUBDIVISION PLAT.

**LOT 6 DESCRIPTION**

LOT 6 OF THE JEFF SCHULTZ MINOR SUBDIVISION MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT ON THE EAST LINE OF THE NE 1/4 SW 1/4 OF SECTION 14, T3S, R5W, U.S.B.&M., WHICH BEARS S0016°14'E 420.00' FROM THE CORNER OF SAID SECTION, THENCE S0016°14'E ALONG THE SAID EAST LINE OF THE NE 1/4 SW 1/4 440.00'; THENCE S89°42'18"W PARALLEL WITH THE NORTH LINE OF THE SAID NE 1/4 SW 1/4 505.86' TO THE CENTERLINE OF A COUNTY ROAD; THENCE THE FOLLOWING (2) CALLS ALONG THE SAID COUNTY ROAD CENTERLINE: N01°40'42"W 375.61', N04°01'08"W 64.63'; THENCE N89°42'18"E PARALLEL WITH THE SAID NORTH LINE OF THE NE 1/4 SW 1/4 519.32' TO THE POINT OF BEGINNING. BASIS OF BEARINGS IS THE EAST LINE OF THE SW 1/4 OF SAID SECTION WHICH WAS ASSUMED TO BEAR S0016°14'E. CONTAINS 5.166 ACRES MORE OR LESS. SUBJECT TO THAT PORTION BEING USED AS COUNTY ROAD RIGHT-OF-WAY, AND THAT PORTION DESIGNATED AS 60' ROAD & UTILITIES EASEMENT ON THE 2016 JEFF SCHULTZ MINOR SUBDIVISION PLAT.

**LOT 7 DESCRIPTION**

LOT 7 OF THE JEFF SCHULTZ MINOR SUBDIVISION MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT ON THE EAST LINE OF THE NE 1/4 SW 1/4 OF SECTION 14, T3S, R5W, U.S.B.&M., WHICH BEARS S0016°14'E 860.00' FROM THE CENTER 1/4 CORNER OF SAID SECTION, THENCE S0016°14'E ALONG THE SAID EAST LINE OF THE NE 1/4 SW 1/4 450.00'; THENCE S89°42'18"W PARALLEL WITH THE NORTH LINE OF THE SAID NE 1/4 SW 1/4 514.486.23' TO THE CENTERLINE OF A COUNTY ROAD; THENCE THE FOLLOWING (2) CALLS ALONG THE SAID COUNTY ROAD CENTERLINE: N03°21'21"W 365.42', N01°40'42"W 65.02'; THENCE N89°42'18"E PARALLEL WITH THE SAID NORTH LINE OF THE NE 1/4 SW 1/4 505.86' TO THE POINT OF BEGINNING. BASIS OF BEARINGS IS THE EAST LINE OF THE SW 1/4 OF SAID SECTION WHICH WAS ASSUMED TO BEAR S0016°14'E. CONTAINS 5.133 ACRES MORE OR LESS. SUBJECT TO THAT PORTION BEING USED AS COUNTY ROAD RIGHT-OF-WAY, AND THAT PORTION DESIGNATED AS 60' ROAD & UTILITIES EASEMENT ON THE 2016 JEFF SCHULTZ MINOR SUBDIVISION PLAT.

**LEGEND**

- ◆ = SECTION CORNERS FOUND OR SET
- ▲# = STARVATION ROW MONUMENT FOUND (USBOR Brass Cap in 1' Ring of Concrete)
- = PROPERTY CORNERS SET (Plastic Cap on 5/8" Rebar)
- = PROPERTY CORNERS FOUND
- = POINT ON LINE SET ON 30' R-O-W (Plastic Cap on 5/8" Rebar)
- x — = FENCE LINE

**CERTIFICATE OF SURVEYING**

THIS IS TO CERTIFY THAT THE ABOVE PLAT WAS PREPARED AND THE NOTES OF ACTUAL SURVEYS MADE BY ME OR UNDER MY DIRECT SUPERVISION AND THAT THE SAME ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.  
\_\_\_\_\_  
STACY W. STEWART  
PLS No. 189377  
STATE OF UTAH

STATED BY: KGS  
DRAWN BY: KGS  
DATE: 8-16-16  
SCALE: 1" = 200'  
DWG # 16-0028

**Tri State**  
Land Surveying, Inc.  
P. (435) 781-2501  
F. (435) 781-2518  
180 NORTH VERNAL AVE. VERNAL, UTAH 84078